

BUILDING BROCHURE

CENTRO - 3438 VANNESS BUILDING

3438 Vanness Ave. · Vancouver, BC V5R 6E7 · Collingwood VE



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3 FOR SALE
FROM \$360,000

3 SOLD · 12 MO
\$354,000–\$737,500



Unit Mix

Studio

9 units
364 – 418 sf
from \$345,000

1 Bedroom

30 units
365 – 602 sf
from \$349,500

2 Bedroom

6 units
731 – 1,031 sf
from \$535,000

For Sale in Centro - 3438 Vanness Building & Complex

3 currently active

ASKING	BEDS / BATHS	SIZE	\$/SF	UNIT / ADDRESS
\$449,900	1 / 1	577 sf	\$780	906 3438 VANNESS AVENUE
\$368,000	— / 1	365 sf	\$1,008	1109 3438 VANNESS AVENUE
\$360,000	— / 1	365 sf	\$986	205 3438 VANNESS AVENUE

Recently Sold in this Building

SOLD PRICE	BEDS	SIZE	\$/SF	DATE
\$737,500	2 / 2ba	1031 sf	\$715	2026-06-18
\$354,000	— / 1ba	413 sf	\$857	2026-01-19
\$475,000	1 / 1ba	574 sf	\$828	2025-09-11
\$490,000	1 / 1ba	589 sf	\$832	2025-06-25

Value & Financing

Price Positioning

\$925 /sq ft

Mortgage Snapshot

\$1,724 /mo

Active listings here average **\$925/sf** vs **\$938/sf** across Collingwood VE.

In line with the area

Entry price (from) **\$360,000**
20% down payment **\$72,000**
Rate / amortization **5.24% · 25 yr**

Estimate only — not a lending offer. Rate illustrative; confirm with your mortgage advisor.

YEAR BUILT 1998	LEVELS 16	SUITES 127	CONSTRUCTION Concrete
EXTERIOR Concrete	TITLE TO LAND Freehold Strata	STRATA PLAN LMS3463	DEVELOPER Concert Properties Ltd.
MANAGEMENT Dwell Property Management			

Overview

The Centro - 3438 Vanness Avenue, Vancouver, BC V5R 6E7, Canada. Strata plan number LMS3463. Crossroads are Vanness Avenue and Joyce Street. The Centro is 16 stories with 127 units. Developed by Concert Properties. It is a mixed-use concrete tower with ground level retail space fronting Joyce Street and office space on a portion of the second, third and fourth levels. Maintenance fees includes Caretaker, Garbage Pickup, Gardening, Hot Water, Management and Recreation Facility.

Nearby parks include Gaston Park, Melbourne Park and Collingwood Park. Nearby schools include Collingwood Neighbourhood (Bruce Annex) Elementary School, St. Mary's Elementary School and Sir Guy Carleton Elementary School. The closest grocery stores are Kay Market, Vanness Mart and Sari-Sari Filipino Store. Nearby coffee shops include Bamboo Cafe, Kambingan Sa Bahay Kubo and DVD Palace. Nearby restaurants include Freshslice Pizza, Joyce BBQ and Sunflower Bubble Tea.

Amenities & Features

- ✓ Elevator
- ✓ Recreation Center
- ✓ In Suite Laundry
- ✓ Storage

Maintenance Fees Include

- ✓ Caretaker
- ✓ Gardening
- ✓ Management
- ✓ Garbage Pickup
- ✓ Hot Water
- ✓ Recreation Facility

Location



Les Twarog

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